

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 5204

AN ORDINANCE reclassifying a 39,694 square foot site located at 842 144th Avenue NE from Single-Family R-2.5 to Single-Family R-3.5, on application of Lalita Shah.

WHEREAS, Lalita Shah filed an application to reclassify a 39,694 square foot site located at 842 144th Avenue NE from Single-Family R-2.5 to Single-Family R-3.5; and

WHEREAS, on January 25, 2000 a public hearing was held on the reclassification application before the Hearing Examiner for the City of Bellevue pursuant to notice as required by law; and

WHEREAS, on February 3, 2000, the Hearing Examiner recommended approval of the rezone application, with a condition, and made and entered findings of fact and conclusions based thereon in support of that recommendation; and

WHEREAS, the City Council concurs in the findings of fact and conclusions of the Hearing Examiner and has determined that the public use and interest will be served by approving the reclassification of said property from R-2.5 to R-3.5; and

WHEREAS, the City has complied with the requirements of the State Environmental policy Act and the City Environmental Procedures Code; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. The City Council adopts the findings of fact and conclusions based thereon, made and entered by the Hearing Examiner in support of her recommendation to the City Council with regard to the hereinafter described property located at 842 144th Avenue NE as set forth in "Findings, Conclusions and Recommendation of the Hearing Examiner for the City of Bellevue In the Matter of the Application of Lalita Shah Request for Approval for Rezone of a 39,694 Square Foot Site from Single-Family R-2.5 to Single-Family R-3.5, Located at 842 144th Avenue NE," File No. 99-221121-LQ.

Section 2. The following described property is reclassified from R-2.5 to R-3.5:

Lot 2, City of Bellevue Short Plat Number 77-87, recorded under Recording Number 7801040511, being a portion of the Southeast Quarter of the Southeast Quarter of Section 27, Township 25 North, Range 5 East, Willamette Meridian, in King County, Washington.

This reclassification is subject to the following condition:

To ensure compatibility with the surrounding single-family residential neighborhood, the rezone from R-2.5 to R-3.5 shall be contingent upon the current proposal to subdivide the subject property into a maximum of three lots.

Section 3. This Ordinance shall take effect and be in force five days after its passage and legal publication.

Passed by the City Council this 6th day of March, 2000, and signed in authentication of its passage this 6th day of March, 2000.

(SEAL)

Chuck Mosher, Mayor

Approved as to form:
Richard L. Andrews, City Attorney

Richard Gidley, Deputy City Attorney
Attest:

Myrna L. Basich, City Clerk
Published March 10, 2000